

Prepared By and After Recording Return to: Paula J Caron 166 Water St. Waterville, ME 04901	NO TRANSFER TAX PAID -----Above This Line Reserved For Official Use Only-----
Send Tax Statements to Grantee (Name and Address): Jason P. Caron 166 Water St Waterville, ME 04901	

39-302

WARRANTY DEED

(Separate or Joint Property to Joint Tenancy)

FOR VALUABLE CONSIDERATION OF ONE DOLLAR (\$1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged and confessed, and for which no lien, express or implied, does or shall exist, ☐ Paula J Caron, an individual, hereinafter referred to as Grantor, whether one or more, grant to Jason P. Caron & Jennifer L. Lamoreau, individuals, the following described real property situated at 166 Water St. Waterville, Maine, Kennebec County, Maine:

A certain lot or parcel of land on the east side of Water Street, Waterville, Maine and numbered 166 Water Street, more particularly described as follows: Beginning at a stone bound eight inches under the surface, said bound being the northwesterly corner of Arthur Rancourt lot, then making an angle of 88-15' with the east line of said Water Street and along said Arthur Rancourt north line which is an extension of Arthur Rancourt's northeasterly corner and Emil Rancourt's northwesterly corner, then along Emil Rancourt's north line which is an extension of Arthur Rancourt's north line a distance of 89.75' to an iron pin set in the top of the bank to the Kennebec River, then continuing along said Emil Rancourt's north line a distance of 110' to a normal high water mark of said Kennebec River, then turning northerly and running 36.25' to a point at normal high water on the south line of Marie Vashon, wife of deceased Harry Vashon,

then along the bank of said Kennebec River, then continuing on the same course a distance of 195.5' to an iron pin set in the east line of Water street, then at an angle of 91-45' southerly along said Water Street 36.25' to the stone bound which was the point of beginning.

Being the same premises conveyed to me, the Grantor herein, by Warranty Deed of Joel L. Caron and Virginia B. Caron dated November 7, 1985 and recorded in the Kennebec Registry of Deeds on November 12, 1985 in Book 2881 Page 149.

SUBJECT to Life Estates retained by Paula J Caron, Grantor, to run consecutively. It being the intention of the Grantor that the ending of one Life Estate shall in no way affect the remaining Life Estate.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD the above described premises together with all and singular the rights and appurtenances thereto in anywise belonging unto the above named Grantee, their successors and assigns forever; and Grantor herein hereby binds himself/herself/themselves, its/their successors, assigns, and administrators to WARRANT AND FOREVER DEFEND all and singular the said premises unto the above named Grantee, their successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

The property herein conveyed is not a part of the homestead of Grantor, or is part of the homestead of Grantor and the conveyance is joined by both Husband and Wife.

Witness our hands this 20th day of August, 2008.

Jaime Beland
Witness

Paula J Caron
Grantor

Witness

Type or Print Name
Paula J Caron

STATE OF MAINE

COUNTY OF Kennebec

Received Kennebec SS.
08/21/2008 12:07PM
Pages 3 Attest:
BEVERLY BUSTIN-WATHEWAY
REGISTER OF DEEDS

The foregoing instrument was acknowledged before me this 8/21/08 (date)
by Paula J. Caron (name of person acknowledged).

Lynn M. Volaine

NOTARY PUBLIC, MAINE

My commission expires 06/11/2013

[Signature]
Notary Public

Type or Print Name

SEAL

Grantor(s) Name, Address and phone:	Grantee(s) Name, Address and Phone:
Paula J Caron 166 Water St. Waterville, ME 04901 (207) 873-2435	Jason P. Caron 166 Water St Waterville, ME 04901 (207) 939-4889
	Jennifer L. Lamoreau 17 Stonewall Dr. Poland, ME 04274 (207) 636-7367